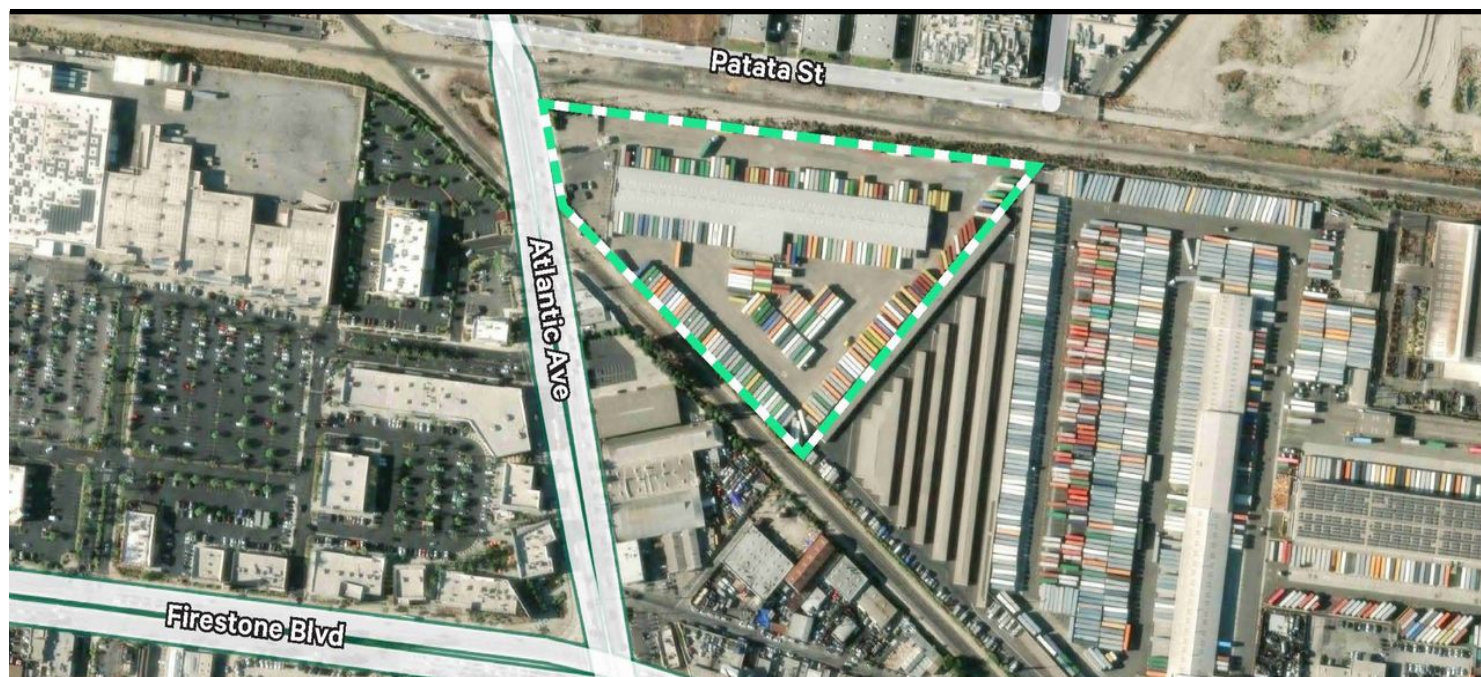


Available SF 54,530 SF

Industrial For Sublease

Building Size 54,530 SF



Address: 8610 Atlantic Ave, South Gate, CA 90280

Cross Streets: Atlantic Ave/Patata St

Sublease Through 10/31/2027

Truck Terminal / Cross Dock situated on 9.26 Acres
Premier Location Serving the Entire Los Angeles Region
Fenced, Paved and Lit Yard

113 Dock High Positions/180 Trailer Parking Stalls
Close Proximity to 710, 5, 105 and 605 Freeways

Lease Rate/Mo: TBD
Lease Rate/SF: TBD
Lease Type: Gross
Available SF: 54,530 SF
Minimum SF: 54,530 SF
Prop Lot Size: 9.26 Ac / 403,366 SF
Term: Sublease Through 10/31/2027
Sale Price: NFS
Sale Price/SF: NFS
Taxes: \$85,104 / 2025
Yard: Fenced / Paved
Zoning: M-3

Sprinklered: Yes
Clear Height: 14'
GL Doors/Dim: 1 / Via Ramp
DH Doors/Dim: 113
A: 600 V: 277/480 O: 3 W: 4
Construction Type: STEEL
Const Status/Year Blt: Existing / 2023
Whse HVAC: No
Parking Spaces: 55 / **Ratio:** 1.0:1
Rail Service: No
Specific Use: Truck Terminal/Cross Dock

Office SF / #: 6,235 SF
Restrooms: 5
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: 30 Days
Vacant: No
To Show: Call broker
Market/Submarket: Commerce/Vernon
APN#: 6216-034-001

Listing Company: CBRE - El Segundo

Agents: [Tres Reid 310-363-4948](mailto:tres.reid@cbre.com), [Lauren Lightbourn 310-633-0163](mailto:lauren.lightbourn@cbre.com)

Listing #: 45341899

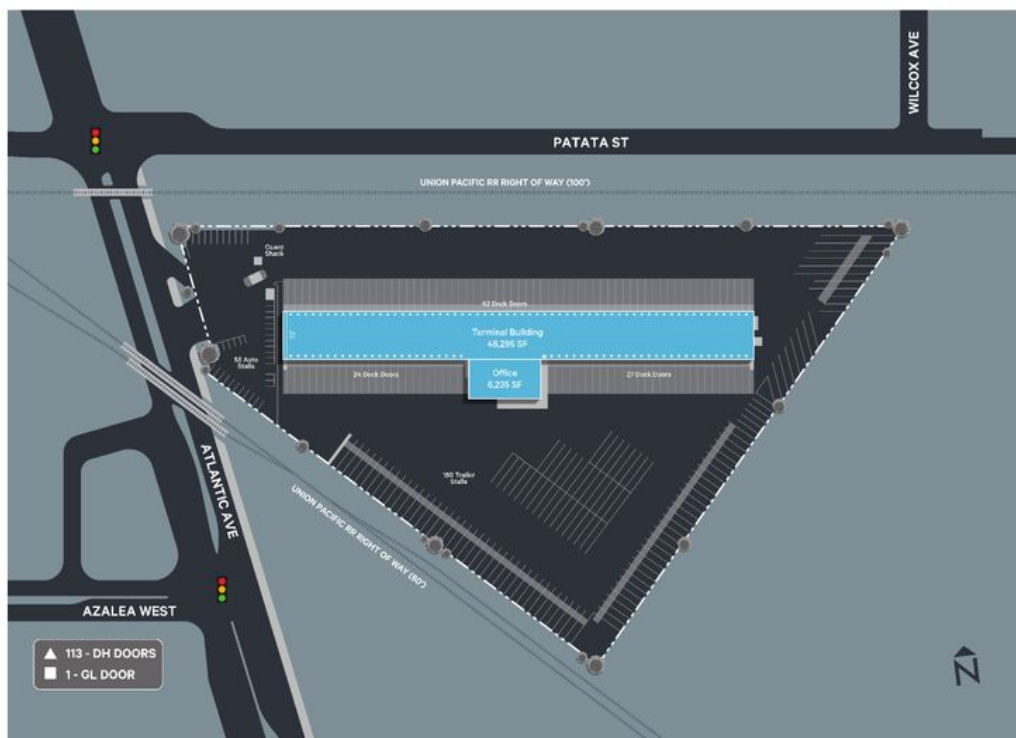
Listing Date: 07/28/2026

FTCF: CB000N000S000

Notes: Call brokers for commission information. Sublease through October 31, 2027. Sublessee to verify all building and land specifications.

8610 S. Atlantic Ave.
South Gate, CA 90280

For Sublease



Contact Us

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